

E-Filed on 10/14/09

1 3993 Howard Hughes Parkway, Suite 600  
2 Las Vegas, NV 89169-5996  
Facsimile (702) 949-8321  
Telephone (702) 949-8320

Susan M. Freeman AZ State Bar No. 004199  
Email: [sfreeman@lrlaw.com](mailto:sfreeman@lrlaw.com)  
Rob Charles NV State Bar No. 006593  
Email: [rcharles@lrlaw.com](mailto:rcharles@lrlaw.com)  
John Hinderaker AZ State Bar No. 018024  
Email: [jhinderaker@lrlaw.com](mailto:jhinderaker@lrlaw.com)

Attorneys for USACM Liquidating Trust

**UNITED STATES BANKRUPTCY COURT  
DISTRICT OF NEVADA**

In re:

# USA COMMERCIAL MORTGAGE COMPANY.

## USA CAPITAL REALTY ADVISORS, LLC.<sup>1</sup>

**USA CAPITAL DIVERSIFIED TRUST  
DEED FUND, LLC.**

# USA CAPITAL FIRST TRUST DEED FUND, LLC.<sup>2</sup>

USA SECURITIES, LLC,<sup>3</sup>

## Debtors.

### Affects:

- All Debtors
  - USA Commercial Mortgage Company
  - USA Capital Realty Advisors, LLC
  - USA Capital Diversified Trust Deed Fund, LLC
  - USA Capital First Trust Deed Fund, LLC
  - USA Securities, LLC

Case No. BK-S-06-10725-LBR<sup>1</sup>  
Case No. BK-S-06-10726-LBR<sup>1</sup>  
Case No. BK-S-06-10727-LBR<sup>2</sup>  
Case No. BK-S-06-10728-LBR<sup>2</sup>  
Case No. BK-S-06-10729-LBR<sup>3</sup>

CHAPTER 11

Jointly Administered Under Case No.  
BK-S-06-10725 LBR

**NINTH OMNIBUS OBJECTION OF  
USACM LIQUIDATING TRUST TO  
DUPLICATE PROOFS OF CLAIM;  
AND CERTIFICATE OF SERVICE**

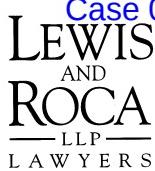
Date of Hearing: November 13, 2009  
Time of Hearing: 9:30 a.m.

The USACM Liquidating Trust (the “USACM Trust”) moves this Court, pursuant to § 502 of title 11 of the United States Bankruptcy Code (the “Bankruptcy Code”) and Rule 3007 of the Federal Rules of Bankruptcy Procedure (the “Bankruptcy Rules”), for an

<sup>1</sup> This bankruptcy case was closed on September 23, 2008.

<sup>2</sup> This bankruptcy case was closed on October 12, 2007.

<sup>3</sup> This bankruptcy case was closed on December 21, 2007.



1 order disallowing certain proofs of claim against USA Commercial Mortgage Company  
2 ("USACM") to the extent those proofs of claim are duplicates of another proof of claim  
3 filed by the same claimant. This Objection is supported by the Court's record and the  
4 Declaration of Edward M. Burr in Support of Omnibus Objections to Duplicate Proofs of  
5 Claim (the "Burr Decl.") filed with the Court today.

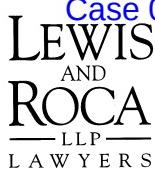
## 6 I. JURISDICTION

7 The Court has jurisdiction over this Objection pursuant to 28 U.S.C. §§ 1334 and  
8 157. Venue is appropriate under 28 U.S.C. §§ 1408 and 1409. This matter is a core  
9 proceeding under 28 U.S.C. § 502 and Bankruptcy Rule 3007. The statutory predicate  
10 for the relief requested herein are 11 U.S.C. § 502 and Bankruptcy Rule 3007.

## 11 II. BACKGROUND

12 1. On April 13, 2006 ("Petition Date"), USACM, USA Securities, LLC ("USA  
13 Securities"), USA Capital Realty Advisors, LLC ("USA Realty"), USA Capital  
14 Diversified Trust Deed Fund, LLC ("DTDF"), and USA Capital First Trust Deed Fund,  
15 LLC ("FTDF," together with DTDF, the "Funds") (collectively, the "Debtors"), filed  
16 voluntary petitions for relief under chapter 11 of the Bankruptcy Code. Debtors continued  
17 to operate their businesses, if any, as debtors-in-possession pursuant to sections 1107(a)  
18 and 1108 of the Bankruptcy Code. Debtors' post-petition management of the Debtors was  
19 under the direction of Thomas J. Allison of Mesirow Financial Interim Management, LLC  
20 ("Mesirow"), who served as the Chief Restructuring Officer.

21 2. On January 8, 2007, this Court entered its Order Confirming the "Debtors'  
22 Third Amended Joint Chapter 11 Plan of Reorganization" as Modified Herein [Docket No.  
23 2376] (the "Confirmation Order"). Under the Plan, the USACM Trust is the successor to  
24 USACM with respect to standing to seek allowance and disallowance of Claims. The  
25  
26



1 USACM Trust exists as of the Effective Date of the Plan, which was March 12, 2007.  
2 Geoffrey L. Berman is the Trustee.

3 **III. APPLICABLE AUTHORITY**

4       1. Under the Bankruptcy Code, any Claim for which a proof of claim has been  
5 filed will be allowed unless a party in interest objects. If a party in interest objects to the  
6 proof of claim, the Court, after notice and hearing, shall determine the amount of the  
7 Claim and shall allow the Claim except to the extent that the Claim is “unenforceable  
8 against the debtor . . . under any . . . applicable law for a reason other than because such  
9 claim is contingent or unmatured.” 11 U.S.C. § 502(b).

10      2. The USACM Trust is entitled to object to proofs of claim under 11 U.S.C.  
11 § 502(a). This objection is timely under the confirmed Plan, as the deadline for such  
12 objections has been extended to February 9, 2009, by this Court’s orders.

13      3. A properly filed proof of claim is presumed valid under Bankruptcy Rule  
14 3001(f). However, once an objection to the proof of claim controverts the presumption,  
15 the creditor ultimately bears the burden of persuasion as to the validity and amount of the  
16 claim. *See Ashford v. Consolidated Pioneer Mortg. (In re Consolidated Pioneer Mortg.)*,  
17 178 B.R. 222, 226 (B.A.P. 9th Cir. 1995), *aff’d*, 91 F.3d 151 (9th Cir. 1996). The ultimate  
18 burden of proof as to the validity of a proof of claim “remains at all times upon the  
19 claimant.” *Lundell v. Anchor Constr. Specialists, Inc. (In re Lundell)*, 223 F.3d 1035,  
20 1039 (9th Cir. 2000).

21 **IV. OBJECTION TO CLAIMS LISTED IN EXHIBIT A**

22      1. **Exhibit A**, attached, lists Proofs of Claim that appear to be duplicates of  
23 other claim(s) filed in the USACM bankruptcy estate. **Exhibit A** provides the claimant’s  
24 name and address, the initial proof of claim number, the subsequent proof of claim number  
25 and the claim amount. The USACM Trust objects to these claims to the extent they are  
26

1 duplicative and requests that the Court disallow the initial claim filed, leaving only the  
2 subsequently filed proof of claim.

3 2. The surviving proof of claim may be the subject of further objection.

## V. CONCLUSION

5 The USACM Trust respectfully requests that the Court disallow the proofs of claim  
6 listed on **Exhibit A** as the initial proof of claim filed. The USACM Trust also requests  
7 such other and further relief as is just and proper.

8 Dated: October 14, 2009.

LEWIS AND ROCA LLP

By /s/ John Hinderaker (#18024)  
Susan M. Freeman, AZ 4199 (*pro hac vice*)  
Rob Charles, NV 6593  
John C. Hinderaker, AZ 18024 (*pro hac vice*)  
3993 Howard Hughes Parkway, Suite 600  
Las Vegas, Nevada 89169  
Telephone: (702) 949-8200  
Facsimile: (702) 949-8398  
E-mail: [jhinderaker@lrlaw.com](mailto:jhinderaker@lrlaw.com)  
*Attorneys for the USACM Liquidating Trust*

Copy of the foregoing and the pertinent  
Portion of Exhibit A mailed by First class  
Postage prepaid U.S. mail  
On October 14, 2009 to:

All parties in interest listed on  
Exhibit A attached

LEWIS AND ROCA LLP

/s/ Lailani Listo